

Marked Agendas  
Approved Minutes  
Approved Reports

**Official signed Ordinances/Resolutions  
and approved Minutes can found at:**

<https://eservices.scottsdaleaz.gov/cityclerk/DocumentSearch>

Planning Commission: 1/9/2019

City Council: 02/19/2019

Case History: 160-PA-2012

**14-UP-2012#2**

**AT&T WCF549- Giants Complex Club Sar**

# CITY COUNCIL REPORT



Meeting Date: February 19, 2019  
General Plan Element: *Public Services and Facilities*  
General Plan Goal: *Encourage provision of power and communication systems that match the character of Scottsdale and provide reliable, efficient service for Scottsdale citizens, visitors and businesses.*

## ACTION

### AT&T WCF549- Giants Complex Club Sar 14-UP-2012#2

#### Request to consider the following:

1. Find that the Conditional Use Permit criteria have been met and adopt Resolution No. 11378 approving of a Conditional Use Permit for an existing Type 4 alternative concealment Wireless Communication Facility (WCF) co-located on an existing 60-foot-tall artificial palm tree, with associated ground-mounted equipment, located at 8045 E. Camelback Road (A.P.N. 173-54-004N) with Open Space (OS) zoning.

#### Goal/Purpose of Request

The applicant's request is for approval of a Conditional Use Permit for an existing AT&T artificial palm tree WCF, which was initially approved by the City Council on June 4, 2013 by case 14-UP-2012. Conditional Use Permits for WCFs are valid for a period of five (5) years from the date of City Council approval. AT&T the owner of this WCF, is requesting approval of another Conditional Use Permit to allow the use to continue for an additional five years. No modifications are being proposed to the WCF at this time, however new palm fronds will be installed to freshen the appearance of the site.

#### Key Items for Consideration

- Approval will allow use to continue for at least another 5 years
- Artificial palm fronds will be replaced
- The wireless communication facility Conditional Use Permit criteria
- The proposed 60-foot tall artificial palm tree is a Type 4 Wireless Communication Facility and is subject to a Conditional Use Permit because the proposed height exceeds the maximum allowable height of 24-feet in the O-S zoning district.
- Planning Commission heard this case on January 9, 2019 and recommended approval with a 7-0 vote.



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## OWNER

City of Scottsdale  
480-312-7000

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## APPLICANT CONTACT

Julie Cocca  
Atfab Wireless Properties LLC  
602-421-4885

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## LOCATION

8045 E Camelback Rd



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## BACKGROUND

### General Plan

The General Plan Land Use Element designates the property as Developed Open Space. This category includes public and private recreation areas such as golf courses and city parks.

### Character Area Plan

The site is located within the South Scottsdale Character Area boundary. The land use map portion of the plan defers to the land use map of the General Plan. As noted above, the property is currently designated as Development Open Space in the General Plan.

### Zoning

The site is zoned Open Space (O-S). The O-S district is intended to provide for land uses that serve recreational functions.

### Context

The existing WCF is located on the south side of E. Camelback Road, east of N. Hayden Road, just west of the driveway to Club Sar. The proposed WCF is surrounded by the San Francisco Giants Spring training facility on the south, baseball fields in the Indian Bend was to the west, the former Scottsdale Culinary Institute property to the north, which has recently been rezoned for a new residential health care facility, and a multiple family residential development to the east.

### Other Related Policies, References:

Zoning Ordinance



## APPLICANTS PROPOSAL

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### Development Information

The applicant's request is for approval of a Conditional Use Permit to keep this existing WCF in place for at least another five years. Location and height requirements for WCF's are determined by the coverage objective for the area, existing topography, capacity requirements dictated by the permanent and transient population (passing traffic and time of day usage) and the distance of adjacent WCF's within the network. The nearest other existing AT&T WCF's are located on a ball field light pole at Pima elementary school, located near Granite Reef and Osborn Road, approximately one mile to the southeast. Another AT&T WCF is located in a flagpole near the Loop 101 and Chaparral Road approximately 1.25 miles to the northeast. Other WCF's are located on the rooftop of the Galleria near Drinkwater Boulevard and Scottsdale Road, and at Fashion Square Mall, which are a little more than one mile to the west.

- Existing Use: 60-foot-tall artificial palm tree WCF
- Proposed Use: No change

## IMPACT ANALYSIS

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### Conditional Use Permit

Conditional Use Permits, which may be revocable, conditional, or valid for a specified time period, may be granted only when expressly permitted after the Planning Commission has made a recommendation and City Council has found as follows:

- A. That the granting of such Conditional Use Permit will not be materially detrimental to the public health, safety or welfare. In reaching this conclusion, the Planning Commission and the City Council's consideration shall include, but not be limited to, the following factors:
  1. Damage or nuisance arising from noise, smoke, odor, dust, vibration or illumination.
    - **The WCF does not create damage or nuisance from noise, smoke, odor, dust, vibration or illuminations.**
  2. Impact on surrounding areas resulting from an unusual volume or character of traffic.
    - **This WCF does not generate daily traffic. Traffic to the site will only occur during times of maintenance, when maintenance vehicles will utilize the Club Sar parking lot.**
- B. The characteristics of the proposed conditional use are reasonably compatible with the types of uses permitted in the surrounding areas.
  - **This artificial palm tree WCF has been in existence since 2013 and is reasonably compatible with the types of uses in the area. The nearest residential use are apartments approximately 250 feet to the southeast, and single-family homes approximately 600 feet to the east.**

- C. The additional conditions specified in Section 1.403, as applicable, have been satisfied. The proposal meets the provisions for Wireless Communication Facility as identified in Zoning Ordinance Section 1.403.L., including:
1. All use permits shall be granted for a maximum of five (5) years from the date of City Council approval. The applicant shall be responsible for initiating a review of the approved wireless communication facility and shall demonstrate that changes in technology, that are economically feasible, have not eliminated the need for the Conditional Use Permit.
    - **Changes in wireless technology have not eliminated the need for wireless communication facilities. In recent years, there has been an increase in the amount of needed wireless communication facilities to handle the capacity and bandwidth needs of the wireless carriers.**
  2. To the degree a proposed WCF meets height requirements set forth in this Ordinance, no Conditional Use Permits shall be granted when the heights are found to be intrusive, obtrusive or out of character with the surrounding area.
    - **The height of the existing artificial palm tree WCF is 60-feet. The height doesn't appear to be intrusive, obtrusive or out of character with the area.**
  3. Antennas and pole diameters shall be harmonious with the existing context and not be intrusive or obtrusive on the landscape or views.
    - **The existing artificial palm tree will not be increased in size or have antennas added. Antennas are screened by the palm fronds which will be replaced to give the site a fresher appearance.**
  4. The shape of the WCF shall blend with other similar vertical objects and not be intrusive in its setting or obtrusive to views.
    - **Mature trees exist in the vicinity of the artificial palm tree, which help it blend in with the surrounding environment and not appear too tall.**
  5. The WCF shall blend into its setting and, to the extent that it is visible, not be intrusive on the landscape or obtrusive on views.
    - **Mature trees exist in the vicinity of the artificial palm tree, which help it blend in with the surrounding environment and not appear too tall.**

#### **Water/Sewer**

The WCF has no impact on water and sewer infrastructure.

#### **Public Safety**

The WCF has a positive impact on public safety.

#### **Open Space**

The WCF is located in an area that has minimal impact on existing open space.



### **Community Involvement**

November 8, 2018: City staff mails out a postcard notification to property owners within 750-feet and the City's interested parties list letting citizens know of this request/application. As of the drafting of this report, staff has not received any public correspondence.

### **OTHER BOARDS & COMMISSIONS**

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#### **Planning Commission:**

Planning Commission heard this case on January 9, 2019 and recommended approval with a 7-0 vote.

#### **Staff's Recommendation to Planning Commission:**

Staff recommended that the Planning Commission find that the Conditional Use Permit criteria have been met and make a recommendation to City Council for approval per the attached stipulations.

### **RECOMMENDATION**

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#### **Recommended Approach:**

Find that the Conditional Use Permit criteria have been met and adopt Resolution No. 11378 approving of a Conditional Use Permit for an existing Type 4 alternative concealment Wireless Communication Facility (WCF) co-located on an existing 60-foot-tall artificial palm tree, with associated ground-mounted equipment, located at 8045 E. Camelback Road (A.P.N. 173-54-004N) with Open Space (OS) zoning.

### **RESPONSIBLE DEPARTMENT**

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#### **Planning and Development Services**

Current Planning Services

### **STAFF CONTACT**

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Keith Niederer

Senior Planner

480-312-2953

E-mail: [kniederer@ScottsdaleAZ.gov](mailto:kniederer@ScottsdaleAZ.gov)



**APPROVED BY**

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Keith Niederer, Report Author

1-31-2019

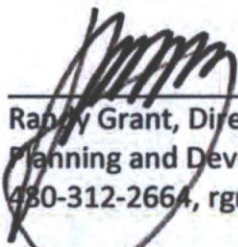
Date



Tim Curtis, AICP, Current Planning Director  
480-312-4210, tcurtis@scottsdaleaz.gov

1/31/2019

Date



Randy Grant, Director  
Planning and Development Services  
480-312-2664, rgrant@scottsdaleaz.gov

1/31/19

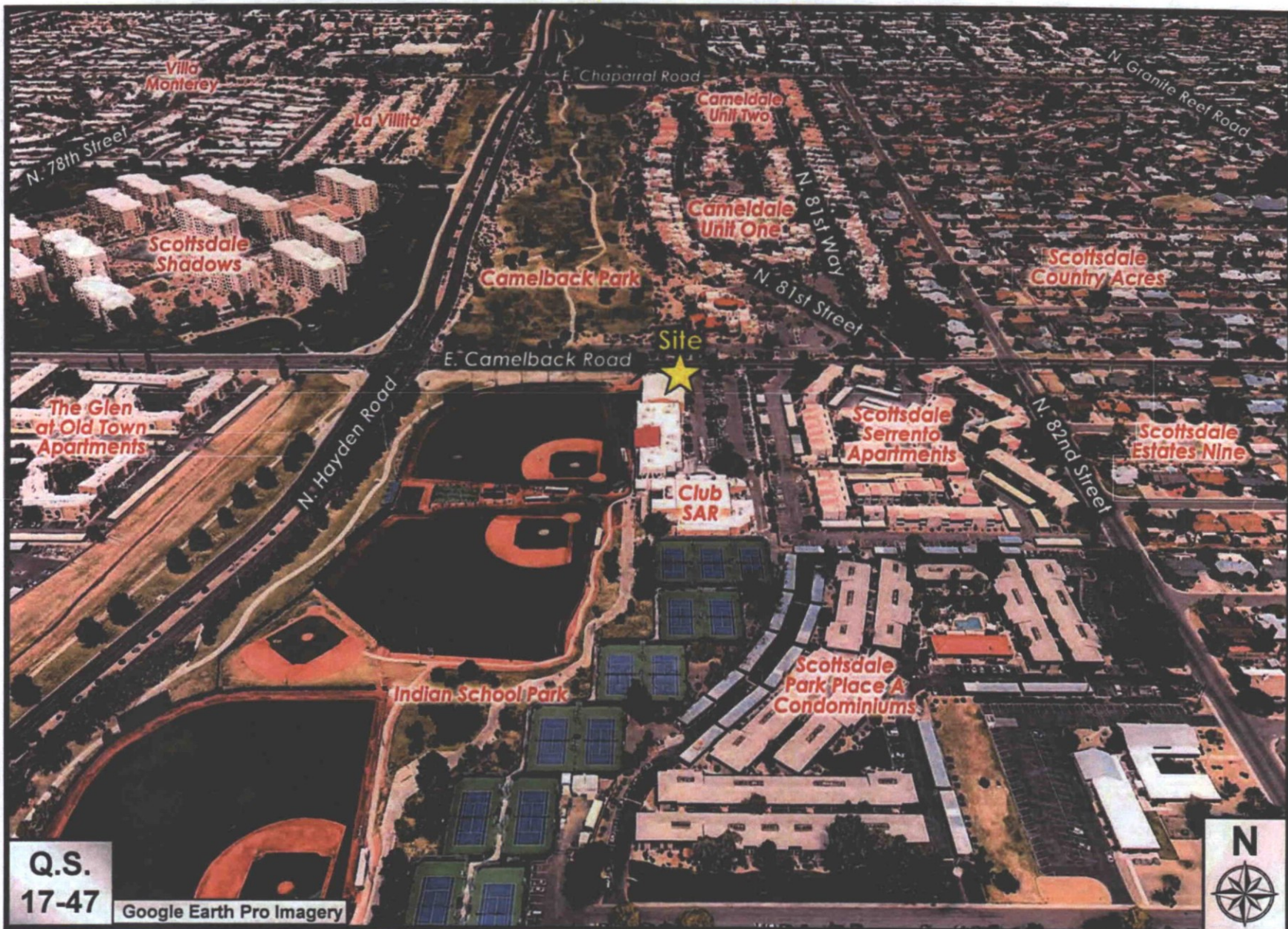
Date

**ATTACHMENTS**

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1. Context Aerial
2. Resolution No. 11378
  - Exhibit 1: Context Aerial Close-Up
  - Exhibit 2: Stipulations
  - Exhibit A to Exhibit 2: Plans
  - Exhibit 3: Additional Conditions
3. Existing Photographs
4. Applicant's Narrative
5. Zoning Map
6. City Notification
7. January 9, 2019 Planning Commission Minutes





Q.S.  
17-47

Google Earth Pro Imagery

AT&T WCF549- Giants Complex Club Sar

14-UP-2012#2



RESOLUTION NO. 11378

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SCOTTSDALE, MARICOPA COUNTY, ARIZONA, APPROVING A CONDITIONAL USE PERMIT FOR A TYPE 4 WIRELESS COMMUNICATION FACILITY (WCF) FOR AN EXISTING TYPE 4 ALTERNATIVE CONCEALMENT WIRELESS COMMUNICATION FACILITY (WCF) CO-LOCATED ON AN EXISTING 60-FOOT-TALL ARTIFICIAL PALM TREE, WITH ASSOCIATED GROUND-MOUNTED EQUIPMENT, LOCATED AT 8045 E. CAMELBACK ROAD (A.P.N. 173-54-004N WITH OPEN SPACE (OS) ZONING.

WHEREAS, the Planning Commission held a public hearing on January 9, 2019; and

WHEREAS, the City Council, held a public hearing on February 19, 2019.

NOW, THEREFORE, LET IT BE RESOLVED, by the City Council of the City of Scottsdale, Maricopa County, Arizona, as follows:

Section 1. That the City Council finds:

- a) that the granting of this conditional use permit per stipulations set forth on Exhibit 2 will not be materially detrimental to the public health, safety or welfare based on, but not limited to, the following factors: damage or nuisance arising from noise, smoke, odor, dust, vibration or illumination and impact on surrounding areas resulting from an unusual volume or character of traffic;
- b) that the characteristics of the proposed conditional use are reasonably compatible with the types of uses permitted in the surrounding areas and that this Wireless Communication Facility (WCF) meets the additional following criteria for a WCF:
  - 1. The use permit is granted for a maximum of 5 years and the Applicant is required to initiate any required further review as specifically set forth in the Zoning Ordinance and is responsible for removing the WCF once the use permit has ended or expired.
  - 2. The height of the WCF is found not to be intrusive, obtrusive or out of character with the surrounding area.
  - 3. The antennas and pole diameters of the WCF are found to be harmonious with the existing context and not intrusive or obtrusive on the landscape or views.
  - 4. The shape of the WCF is found to blend into its setting and, to the extent that it is visible, is not intrusive in its setting or obtrusive to views.
  - 5. The WCF is found to blend into its setting and, to the extent that it is visible, is not intrusive on the landscape or obtrusive on views.

Section 2. That a description of the conditional use permit is set forth in Case No. 14-UP-2012#2. The property that is subject to the conditional use permit is shown on Exhibit 1 and



the conditional use permit approval is conditioned upon compliance with all of the stipulations that are set forth in Exhibit 2 and Exhibit 3 All exhibits are incorporated herein by reference

PASSED AND ADOPTED by the Council of the City of Scottsdale, Maricopa County, Arizona this \_\_\_\_\_ day of \_\_\_\_\_, 2019

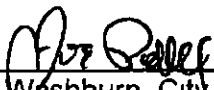
ATTEST

CITY OF SCOTTSDALE, an Arizona  
municipal corporation

By \_\_\_\_\_  
Carolyn Jagger  
City Clerk

By \_\_\_\_\_  
W J "Jim" Lane  
Mayor

APPROVED AS TO FORM  
OFFICE OF THE CITY ATTORNEY

By  \_\_\_\_\_  
Bruce Washburn, City Attorney  
By Joe Padilla, Deputy City Attorney



**AT&T WCF549- Giants Complex  
Club Sar**

Resolution No. 11378  
Exhibit 1  
Page 1 of 1

**14-UP-2012#2**

**Stipulations for the Conditional Use Permit  
For a Type 4 Wireless Communication Facility  
AT&T WCF549- Giants Complex Club Sar  
Case Number: 14-UP-2012#2**

These stipulations are in order to protect the public health, safety, welfare, and the City of Scottsdale

**GOVERNANCE**

- 1 APPLICABILITY All stipulations from case 14-UP-2012 shall continue to apply

**SITE DESIGN**

- 2 MAINTENANCE Developer shall replace all ninety (90) fronds on the artificial palm tree within ninety (90) days of City Council approval
- 3 CONFORMANCE TO CONCEPTUAL SITE PLAN Development shall conform with the site plan submitted by smartlink and AT&T and with the city staff date of 11/7/2018, attached as Exhibit A to Attachment 2 Any proposed significant change to the conceptual site plan as determined by the Zoning Administrator, shall be subject to additional action and public hearings before the Planning Commission and City Council



**GENERAL CONTRACTOR NOTES**  
DO NOT SCALE DRAWINGS  
CONTRACTOR SHALL VERIFY ALL PLANS AND FIELD CONDITIONS AND CONDITIONS ON THE JOB SITE AND SHALL IMMEDIATELY NOTIFY THE ARCHITECT/ENGINEER IN WRITING OF ANY DISCREPANCIES BEFORE PROCEEDING WITH THE WORK OR BE RESPONSIBLE FOR SAME.

**GENERAL NOTES**  
THE FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. A TECHNICIAN WILL VISIT THE SITE AS REQUIRED FOR ROUTINE MAINTENANCE. THE PROJECT WILL NOT RESULT IN ANY SIGNIFICANT DISTURBANCE OR EFFECT ON DRAINAGE, NO SURVEY, SOILS, FLOODING, WINDS, OR OTHER DISRUPTION, IS REQUIRED AND NO COMMERCIAL SIGNAGE IS PROPOSED.

**PROJECT TEAM**

**CLIENT REPRESENTATIVE**  
COMPANY: SMARTLINK, LLC  
ADDRESS: 1355 WEST UNIVERSITY DRIVE, SUITE 210  
CITY, STATE, ZIP: TEMPE, AZ 85281  
CONTACT: JOHN BARNETT  
PHONE: (480) 363-8318  
E-MAIL: john.barnett@smartlink.com

**ZONING / REAL ESTATE SPECIALIST**  
COMPANY: SMARTLINK, LLC  
ADDRESS: 1355 WEST UNIVERSITY DRIVE, SUITE 210  
CITY, STATE, ZIP: TEMPE, AZ 85281  
CONTACT: JOHN BARNETT  
PHONE: (480) 363-8318  
E-MAIL: john.barnett@smartlink.com

**ZONING / REAL ESTATE MANAGER**  
COMPANY: AT&T  
ADDRESS: 1355 WEST UNIVERSITY DRIVE, SUITE 210  
CITY, STATE, ZIP: TEMPE, AZ 85281  
CONTACT: JOHN BARNETT  
PHONE: (480) 363-8318  
E-MAIL: john.barnett@att.com

**ENGINEER**  
COMPANY: SMARTLINK, LLC  
ADDRESS: 1355 WEST UNIVERSITY DRIVE, SUITE 210  
CITY, STATE, ZIP: TEMPE, AZ 85281

**RF ENGINEER**  
COMPANY: AT&T  
ADDRESS: 1355 WEST UNIVERSITY DRIVE, SUITE 210  
CITY, STATE, ZIP: TEMPE, AZ 85281  
CONTACT: JOHN BARNETT  
PHONE: (480) 363-8318  
E-MAIL: john.barnett@att.com

**CONSTRUCTION MANAGER**  
COMPANY: AT&T  
ADDRESS: 1355 WEST UNIVERSITY DRIVE, SUITE 210  
CITY, STATE, ZIP: TEMPE, AZ 85281  
CONTACT: JOHN BARNETT  
PHONE: (480) 363-8318  
E-MAIL: john.barnett@att.com

**SITE INFORMATION**

**APPLICANT/OWNER**  
ADDRESS: 1355 WEST UNIVERSITY DRIVE  
CITY, STATE, ZIP: TEMPE, AZ 85281-5419

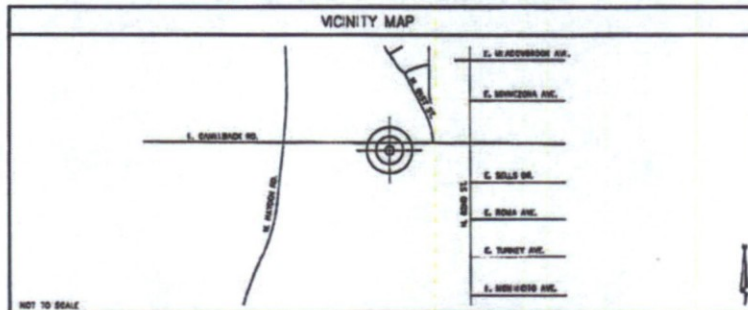
**OWNER**  
CITY OF SCOTTSDALE  
800 N. 1ST  
(480) 312-7088

**LOCATION**  
LATITUDE: 33° 30' 5.811" N  
LONGITUDE: -111° 54' 35.656" W  
LAT. LONG. TYPE: NAD 83  
GROUND ELEVATION: 1243.7' AMSL  
APN #: 173-04-0041  
AREA OF CONSTRUCTION: 0.0150 AC  
ZONING/JURISDICTION: CITY OF SCOTTSDALE  
CURRENT ZONING: R-8  
EXISTING USE: UNMANNED TELECOMMUNICATIONS FACILITY  
HANDICAP REQUIREMENTS: FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION. HANDICAPPER ACCESS NOT REQUIRED.



at&t

2C/3C  
W549  
**GIANTS COMPLEX**  
8045 E. CAMELBACK RD.  
SCOTTSDALE, AZ 85251  
MARICOPA COUNTY



**DRIVING DIRECTIONS**  
FROM AT&T OFFICE: 1355 WEST UNIVERSITY DRIVE, WILSON, AZ 85201-5000  
TAKE SR-101 EAST TOWARD THE CHAPARRAL RD. TURN RIGHT ONTO E. CHAPARRAL RD. TURN LEFT ONTO N. UNIVERSITY DR. TURN RIGHT ONTO E. CAMELBACK RD. ARRIVE AT 8045 E. CAMELBACK RD. THE SITE IS LOCATED WEST OF THE DRIVEWAY ENTRANCE TO PARKING LOT.

**CODE COMPLIANCE**  
SUBCONTRACTOR'S WORK SHALL COMPLY WITH ALL APPLICABLE NATIONAL, STATE, AND LOCAL CODES AS ADOPTED BY THE LOCAL AUTHORITY HAVING JURISDICTION (LAJ) FOR THE LOCATION. THE EDITION OF THE AIA ADOPTED CODES AND STANDARDS IN EFFECT ON THE DATE OF CONTRACT AWARD SHALL GOVERN THE DESIGN.  
BUILDING CODE: INTERNATIONAL BUILDING CODE 2012 (WITH CITY AMENDMENTS)  
ELECTRICAL CODE: NATIONAL FIRE PROTECTION ASSOCIATION (NFPA) 70 - NATIONAL ELECTRICAL CODE (NEC) (WITH CITY AMENDMENTS)  
LIGHTING PROTECTION CODE: NFPA 780 - STANDARD LIGHTNING PROTECTION CODE  
SUBCONTRACTOR'S WORK SHALL COMPLY WITH THE LATEST EDITION OF THE FOLLOWING STANDARDS:  
AMERICAN CONCRETE INSTITUTE (ACI) 308 - BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE  
AMERICAN INSTITUTE OF STEEL CONSTRUCTION (AISC) - MANUAL OF STEEL CONSTRUCTION, 13TH EDITION  
TELECOMMUNICATIONS INDUSTRY ASSOCIATION (TIA) 222-B - STRUCTURAL STANDARDS FOR STEEL ANTENNA TOWERS AND ANTENNA SUPPORTING STRUCTURES  
TIA 900 - COMMERCIAL BUILDING WIRING AND BONDING REQUIREMENTS FOR TELECOMMUNICATIONS  
INSTITUTE FOR ELECTRICAL AND ELECTRONICS ENGINEERS (IEEE) 80 - GUIDE FOR SAFETY WITH HIGH-VOLTAGE ELECTRICAL EQUIPMENT  
IEEE 1100 (1988) - RECOMMENDED PRACTICE FOR POWERING AND GROUNDING OF ELECTRONIC EQUIPMENT  
IEEE 800-A - RECOMMENDED PRACTICES ON SURGE PROTECTION IN LOW-VOLTAGE AC POWER SYSTEMS (FOR LOCATION CATEGORY "C" AND "D" SYSTEMS EXCEPTED)  
TELEPHONE - ON-LEAD, OFF-LEAD, INSTALLATION REQUIREMENTS  
TELEPHONE - ON-LEAD, OFF-LEAD, CORRELATION REQUIREMENTS  
ANSI T1.314 - FOR TELECOM - DC POWER SYSTEMS - TELECOM, ENVIRONMENTAL PROTECTION  
FOR ANY CONFLICTS BETWEEN SECTIONS OF LISTED CODES AND STANDARDS REGARDING MATERIAL, METHODS OF CONSTRUCTION, OR OTHER REQUIREMENTS, THE MOST RESTRICTIVE REQUIREMENT SHALL GOVERN. WHERE THERE IS CONFLICT BETWEEN A GENERAL REQUIREMENT AND A SPECIFIC REQUIREMENT, THE SPECIFIC REQUIREMENT SHALL GOVERN.

**APPROVALS**  
AT&T (RF): \_\_\_\_\_ DATE: \_\_\_\_\_  
AT&T (CONSI): \_\_\_\_\_ DATE: \_\_\_\_\_  
AT&T (OPS): \_\_\_\_\_ DATE: \_\_\_\_\_  
LANDLORD: \_\_\_\_\_ DATE: \_\_\_\_\_  
LANDLORD: \_\_\_\_\_ DATE: \_\_\_\_\_

**SUMMARY RF EQUIPMENT**  
NUMBER OF SECTIONS: 3  
NUMBER OF ANTENNAS: 5  
NUMBER OF TRUNKS: 5  
NUMBER OF RAYS: 15  
NUMBER OF FIBER OPTIC CABLES: 2  
NUMBER OF DC CABLES: 1  
NUMBER OF OPTICAL FIBER CABLES: 2  
NUMBER OF DC TRUNK CABLES: 5  
NUMBER OF DC CABLES: 5

**PROJECT DESCRIPTION**  
THIS PROJECT WILL BE COMPLETED BY:  
CHANGES TO THE EXISTING INFRASTRUCTURE:  
• (1) EXISTING ANTENNAS PER SECTION (2) SECTIONS (3) TOTAL  
• (2) EXISTING RAYS PER SECTION (2) SECTIONS (3) TOTAL  
• (3) NEW AT&T RAYS PER SECTION (2) SECTIONS (3) TOTAL  
• (4) NEW DC TRUNKS  
CHANGES TO THE EXISTING ANTENNA AREA:  
• SEE RAY FOR LOCATION OF NEW RAY TO EXISTING RAY  
CHANGES TO THE EXISTING EQUIPMENT AREA:  
• NO WORK

**RFDS SHEET**  
DESIGN PACKAGE BUILT ON BY DATA SHEET  
WIRE RANGE: 1000/340  
REVISION: 2.0  
DATE: 05/02/15

| SHEET | DESCRIPTION                   |
|-------|-------------------------------|
| T-1   | SITE SHEET                    |
| A-1   | REFERENCE SITE PLAN           |
| A-2   | COMPONENT & ANTENNA LAYOUTS   |
| A-3   | ELEVATIONS - EXISTING AND NEW |

**at&t**  
1355 WEST UNIVERSITY DRIVE  
WILSON, AZ 85201-5419  
THE FOLLOWING INFORMATION IS FOR INFORMATIONAL PURPOSES ONLY. IT IS NOT A CONTRACT. ANY USE OR DISSEMINATION OF THIS INFORMATION WITHOUT THE WRITTEN PERMISSION OF AT&T IS STRICTLY PROHIBITED.

**smartlink**  
800 WEST KNOX ROAD, SUITE 210  
TEMPE, AZ 85284  
TEL: (602) 678-4875

| REV | DATE     | REVISION DESCRIPTION |
|-----|----------|----------------------|
| 0   | 05-04-15 | ISSUE DRAWINGS       |

**PROJECT INFORMATION**  
2C/3C  
W549  
**GIANTS COMPLEX**  
8045 E. CAMELBACK RD.  
SCOTTSDALE, AZ 85251  
MARICOPA COUNTY

DESIGNED BY: MEW  
CHECKED BY: JC  
SHEET TITLE: TITLE SHEET  
SHEET NUMBER: T-1  
REV: 0



1355 WEST UNIVERSITY DRIVE  
MESA, AZ 85201-5419

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS  
PROPRIETARY & CONFIDENTIAL TO AT&T INTELLECTUAL  
PROPERTY. ANY USE OR DISSEMINATION OTHER THAN AS IT RELATES TO AT&T  
INTELLECTUAL PROPERTY IS STRICTLY PROHIBITED.



505 WEST KNOX ROAD, SUITE 210  
TAMPE, AZ 85284  
TEL: (602) 878-4875

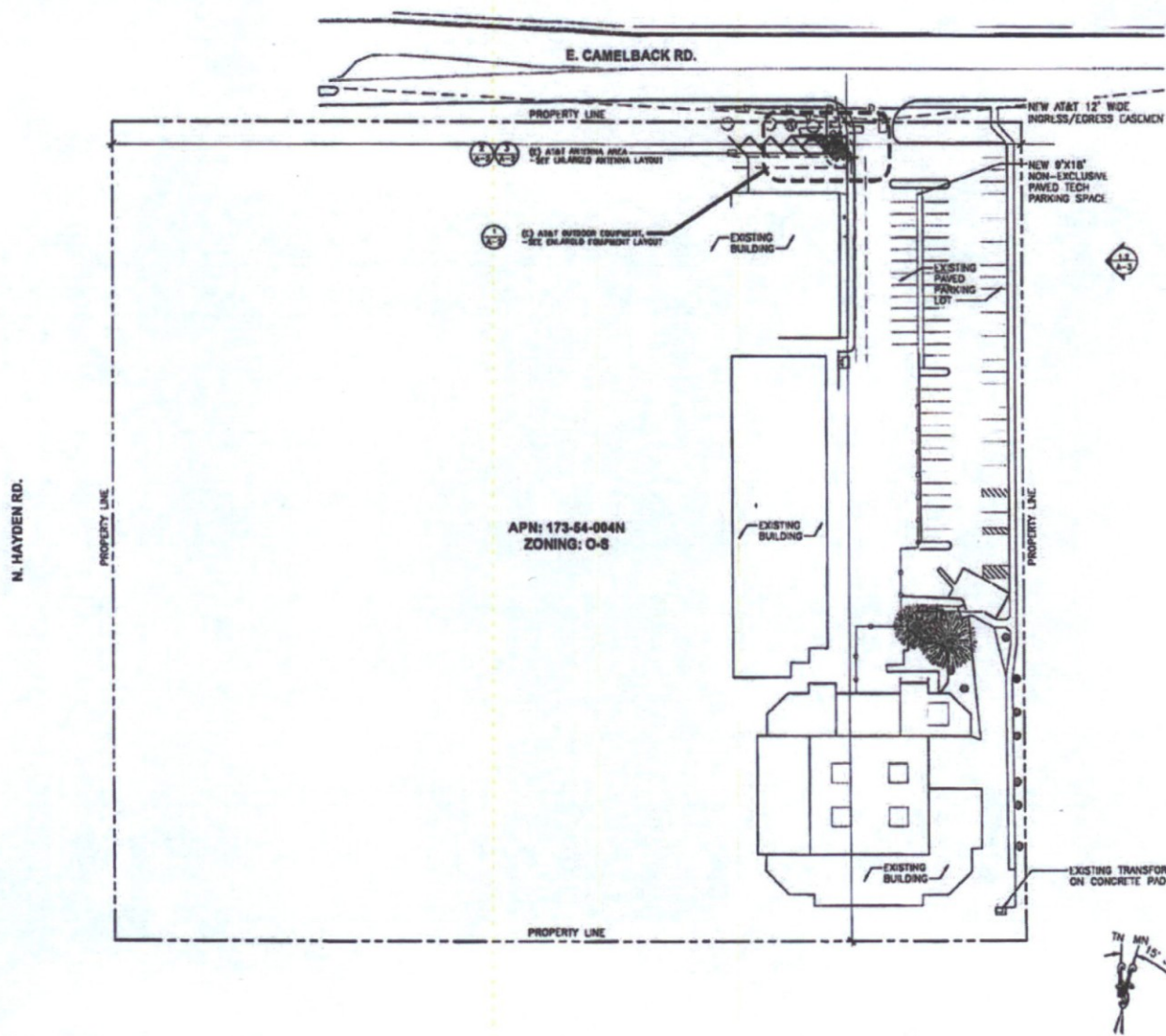
| REV. | DATE     | REVISION DESCRIPTION |
|------|----------|----------------------|
| 1    | 03-06-18 | ISSUED FOR PERMITS   |

PROJECT INFORMATION  
2C/3C  
W549  
GIANTS COMPLEX  
8045 E. CAMELBACK RD.  
SCOTTSDALE, AZ 85251  
MARICOPA COUNTY

DRAWN BY: MEW  
CHECKED BY: JC

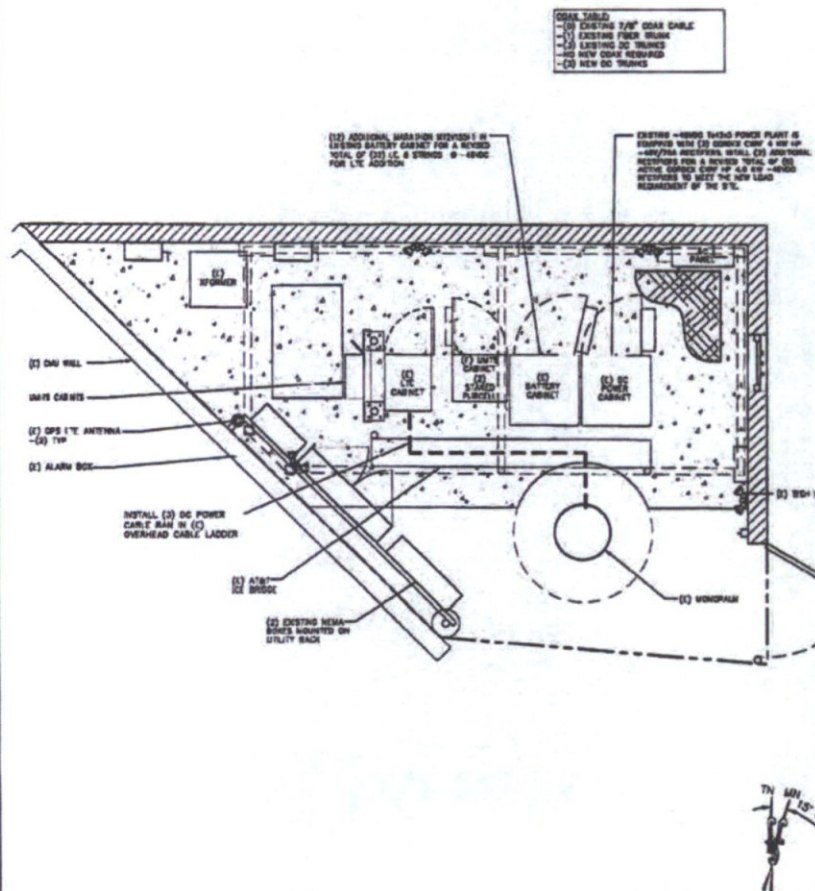
SHEET TITLE:  
REFERENCE SITE PLAN

SHEET NUMBER: A-1  
REV: 0

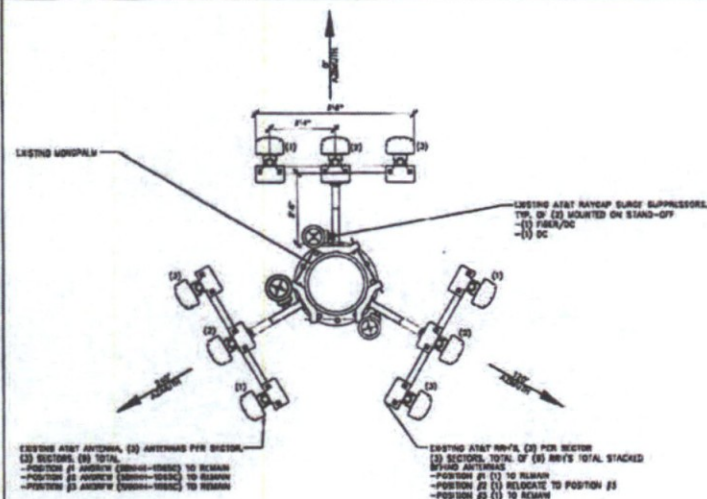


REFERENCE SITE PLAN  
DRAWING IS SOLELY FOR THE INFORMATION AND USE OF THE CLIENT AND DOES NOT CONSTITUTE A PROFESSIONAL SERVICE. ANY USE OF THIS DRAWING FOR ANY OTHER PURPOSE IS STRICTLY PROHIBITED. THE USER OF THIS DRAWING SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS.

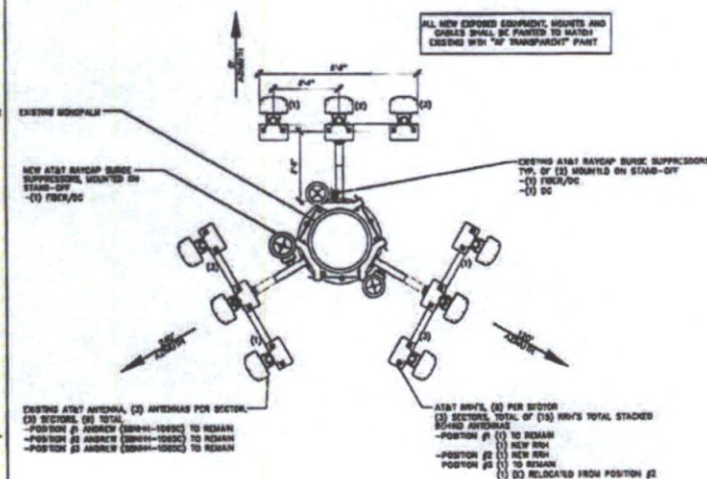




EQUIPMENT PLAN



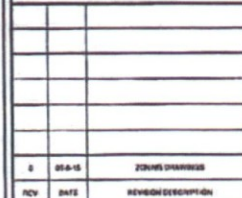
ANTENNA LAYOUT - EXISTING



|                |     |
|----------------|-----|
| ANTENNA LAYOUT | NEW |
|----------------|-----|







SHEET NUMBER

A-3



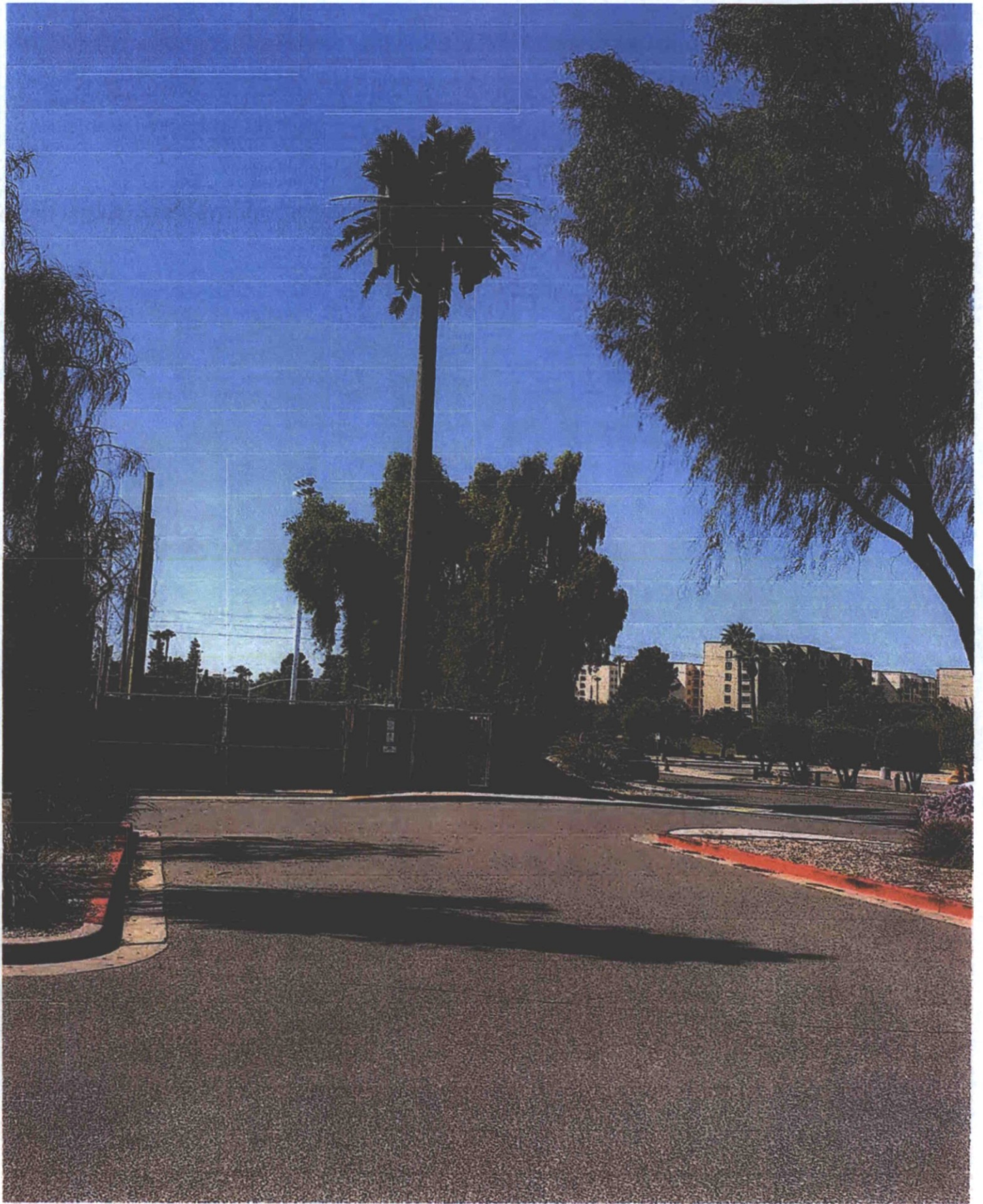
ORIGINATOR OF DOCUMENT: "THIS DOCUMENT AND THE DATA AND DISCUSSION INCORPORATED THEREIN, AS AN INSTRUMENT OF PROFESSIONAL SERVICE, ARE THE PROPERTY OF SMART, L. C. AND ARE NOT TO BE USED, IN WHOLE OR IN PART, FOR OTHER PROJECTS WITHOUT THE WRITTEN AUTHORIZATION OF SMART, L. C. IT IS UNDER NO CIRCUMSTANCES TO BE LOANED OR REPRODUCED OR ANY PART THEREOF WITHOUT THE WRITTEN APPROVAL OF SMART, L. C. NO PART OF THIS DOCUMENT IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN APPROVAL OF SMART, L. C."

Scottsdale Revised Code Section 1 403

**L *Wireless communications facility (WCF) type 4***

- 1 All use permits shall be granted for a maximum of five (5) years from the date of City Council approval. The applicant shall be responsible for initiating a review of the approved wireless facility and shall demonstrate that changes in technology, that are economically feasible, have not eliminated the need for the use permit. If a new use permit is not granted, the applicant shall be responsible for the removal of the facility. When a use permit is granted for a co-location on a facility with an existing use permit, the action of granting the new use permit shall extend the existing use permit so that they will expire simultaneously.**
- 2 To the degree a proposed WCF meets height requirements set forth in this ordinance, no use permit shall be granted when heights are found to be intrusive, obtrusive or out of character with the surrounding area.**
- 3 Antennas and pole diameters shall be harmonious with the existing context and not be intrusive or obtrusive on the landscape or views.**
- 4 The shape of the WCF shall blend with other similar vertical objects and not be intrusive in its setting or obtrusive to views.**
- 5 The WCF shall blend into its setting and, to the extent that it is visible, not be intrusive on the landscape or obtrusive on views.**





| LOOKING WEST  
ATTACHMENT 3

14-UP-2012#2  
11/7/2018





14-UP-2012#2  
11/7/2018

**City of Scottsdale Project No 801-PA-2018**

**Permittee AT&T Mobility FA10567327/AZPHU3549**

**Project Name AT&T W549 GIANTS COMPLEX**

**Project Address 8045 E CAMELBACK RD**

**APN 173-54-004N**

**Related cases PA-SA-2015, 193-SA-2015, 898-PA-2016**

**Requesting Renewal of CUP**

**Current Zoning. O-S**

**Applicant**

**ATFAB Wireless Properties on behalf of AT&T Mobility**

**Julie Cocca**

**2111 E BASELINE RD STE A6**

**TEMPE, AZ 85283**

**602-421-4885**

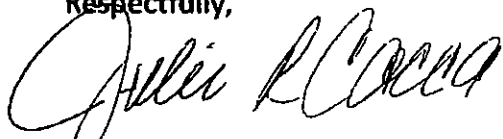
**AT&T Mobility is respectfully requesting the approval of their renewal application for the Conditional Use Permit to bring the current lapsed permit current, originally approved by Scottsdale City Council on June 9, 2015 with case PA-SA-2015**

**This Wireless Communication Facility (WCF) continues to be an intricate part of the north Scottsdale AT&T Mobility wireless coverage area. There are no plans to remove this site due to any foreseeable technology changes in the near future.**

**The WCF remains in compliance with the Conditional Use Permit (CUP) issued by the City of Scottsdale June 9, 2015. AT&T is in the process of maintenance replacing and repairing the palm fronds required under the CUP approval. This location continues to meet the requirements set forth in the Wireless Communications Facility ordinances. The existing WCF mono-palm blends with the surrounding Ball Park and commercial area landscaping and is not intrusive or obtrusive to the surrounding commercial building complexes.**

**AT&T Mobility has no further plans at this time to modify or change the current site under consideration and is respectfully requesting approval of our renewal application to extend the Conditional Use Permit for another 5 years.**

**Respectfully,**



**Julie Cocca**

**ATFAB Wireless Properties on behalf of AT&T Mobility**





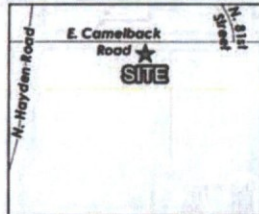
AT&T WCF549- Giants Complex Club Sar

14-UP-2012#2



POSTCARD DATE: NOVEMBER 8, 2018

## KEEPING YOU INFORMED



**Site Location:**  
8045 E. Camelback Rd.

**Case Name:**  
AT&T WCF549- Giants  
Complex Club Sar

**Case Number:**  
14-UP-2012#2

### Dear Property Owner:

#### Case Objective\*

- **Wireless Communication Facility Renewal**

This is to inform you of a request for approval to renew a Conditional Use Permit for an existing Type 4 alternative concealment Wireless Communication Facility (WCF) co-located on an existing 60-foot-tall artificial palm tree, with associated ground-mounted equipment, located on the south side of E. Camelback Rd, east of N. Hayden Rd.

Applicant contact: Julie Cocca, 602-421-4885

City contact: Keith Niederer, 480-312-2953

\*For more information enter case number at:

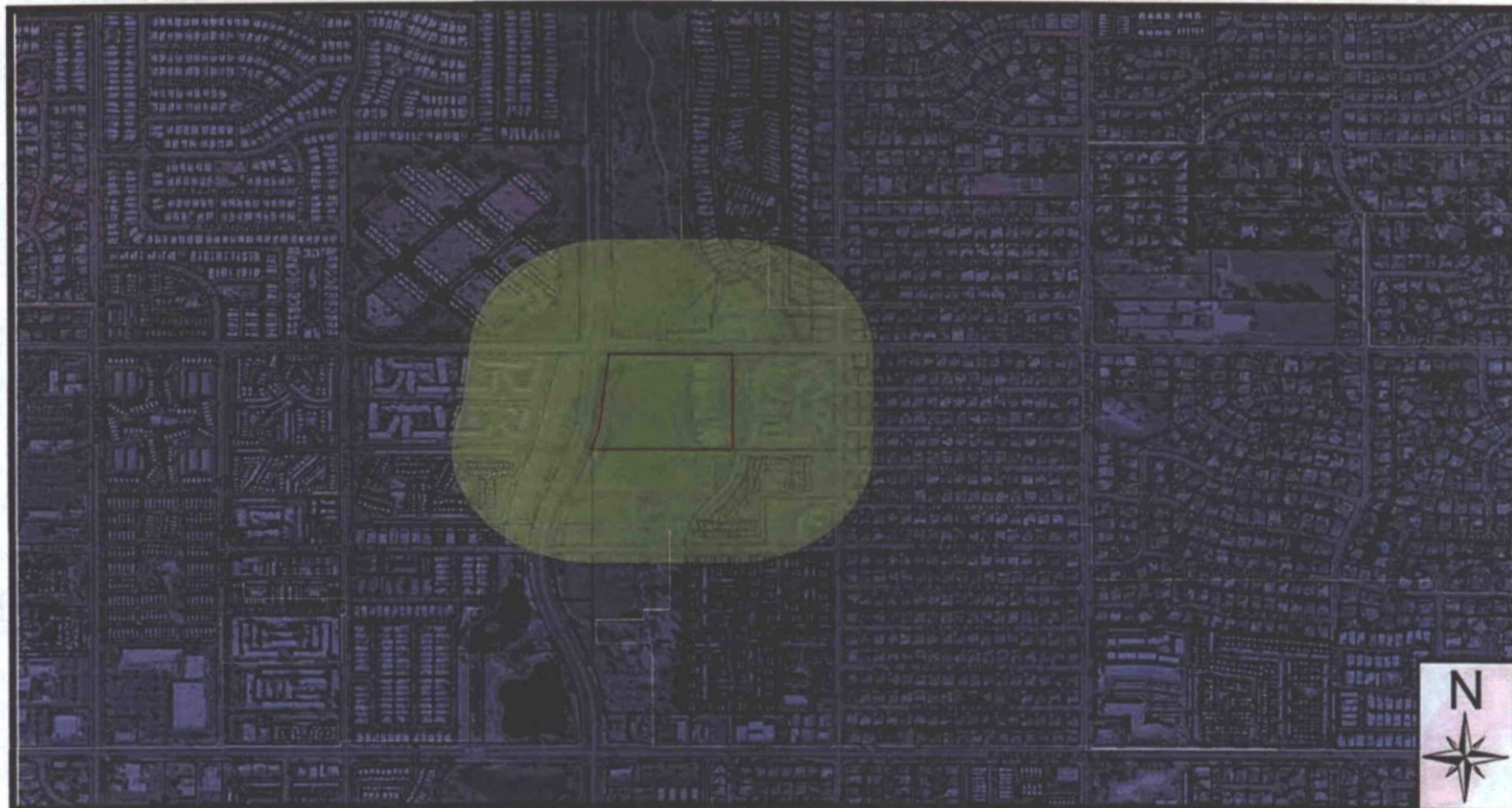
<https://eservices.scottsdaleaz.gov/bldgresources/Cases>  
or to comment, e-mail [projectinput@scottsdaleaz.gov](mailto:projectinput@scottsdaleaz.gov). The entire case file may be viewed at Current Planning, 7447 E Indian School Road, Suite 105

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**Scottsdale P & Z Link** - An email bulletin to keep residents and merchants informed about upcoming projects.  
Subscribe at <https://eservices.scottsdaleaz.gov/listserve/default.asp>



## City Notifications – Mailing List Selection Map



### Additional Notifications:

Interested Parties List  
Adjacent HOA's  
P&Z E-Newsletter  
Facebook  
Twitter  
Nextdoor.com  
City Website-Projects in the hearing process

Pulled Labels  
June 29, 2018

### Map Legend:

Site Boundary

Properties within 750-feet

Postcards:

448

14-UP-2012#2





Approved 1/23/19 (CZ)

**SCOTTSDALE PLANNING COMMISSION  
KIVA-CITY HALL  
3939 DRINKWATER BOULEVARD  
SCOTTSDALE, ARIZONA**

**WEDNESDAY, JANUARY 9, 2019**

**\*SUMMARIZED MEETING MINUTES \***

**PRESENT:** Paul Alessio, Chair  
Ali Fakih, Vice Chair  
Larry S. Kush, Commissioner  
Prescott Smith, Commissioner  
Kelsey Young, Commissioner  
Kevin Bollinger, Commissioner  
Christian Serena, Commissioner

**STAFF:** Tim Curtis  
Joe Padilla  
Chris Zimmer  
Lorraine Castro  
Melissa Berry  
Bard Carr  
Keith Niederer

**CALL TO ORDER**

Chair Alessio called the regular session of the Scottsdale Planning Commission to order at 5:00 p.m.

**ROLL CALL**

A formal roll call was conducted confirming members present as stated above.

**MINUTES REVIEW AND APPROVAL**

1. Approval of December 12, 2018 Regular Meeting Minutes including Study Session.  
**Commissioner Kush moved to approve the December 12, 2018 Regular Meeting Minutes, including Study Session, seconded by Commissioner Smith.**  
**The motion carried unanimously with a vote of seven (7) to zero (0); by Chair Alessio, Vice Chair Fakih, Commissioner Kush, Commissioner Serena, Commissioner Young, Commissioner Smith and Commissioner Bollinger.**

\* Note: These are summary action minutes only. A complete copy of the meeting audio is available on the Planning Commission page on ScottsdaleAZ.gov, search "Planning Commission"

**ATTACHMENT 7**



## EXPEDITED AGENDA

\*2. 14-UP-2012#2 (AT&T WCF549- Giants Complex Club Sar)

Request by owner for approval to renew a Conditional Use Permit for an existing Type 4 alternative concealment Wireless Communication Facility (WCF) co-located on an existing 60-foot-tall artificial palm tree, with associated ground-mounted equipment, located on the south side of E. Camelback Rd, east of N. Hayden Rd. Staff contact person is Keith Niederer, 480-312-2953. **Applicant contact person is Julie Cocca, 602-421-4885.**

**Item No 2: Recommended City Council approve case 14-UP-2012 #2, by a vote of 7-0; Motion by Commissioner Kush, per the staff recommended stipulations, based upon the finding that the Conditional Use Permit criteria have been met, 2<sup>nd</sup> by Commissioner Young.**

**The motion carried unanimously with a vote of seven (7) to zero (0); by Chair Alessio, Vice Chair Fakh, Commissioner Kush, Commissioner Serena, Commissioner Young, Commissioner Smith and Commissioner Bollinger.**

3. 65-ZN-1992#10 (Safari - Phase II)

Request by owner for a Zoning District Map Amendment from Downtown/Regional Commercial Office - Type 2, Planned Block Development, Downtown Overlay (D/RCO-2 PBD DO) zoning to Downtown/Downtown Regional Use - Type 3, Planned Block Development, Downtown Overlay (D/DRU-3 PBD DO) zoning by amending the prior zoning case stipulations and approving a new Development Plan on a +/- 2-acre site located at 4735 N. Scottsdale Road. Staff contact person is Brad Carr, AICP, 480-312-7713. **Applicant contact person is John Berry, (480) 385-2727.**

**Item No. 3: Recommended City Council approve case 65-ZN-1992#10, by a vote of 5-0; Motion by Commissioner Young, per the staff recommended stipulations, after determining that the PBD criteria have been met and that the proposed Zoning District Map Amendment with Development Plan and Amended Development Standards are consistent and conform with the adopted General Plan, 2<sup>nd</sup> by Commissioner Fakh with Commissioner Kush and Commissioner Smith recused themselves.**

**The motion passed with a vote of five (5) to zero (0); by Chair Alessio, Vice Chair Fakh, Commissioner Serena, Commissioner Young and Commissioner Bollinger with Commissioner Kush and Commissioner Smith recusing themselves.**

## REGULAR AGENDA

\* Note: These are summary action minutes only. A complete copy of the meeting audio is available on the Planning Commission page on ScottsdaleAZ.gov, search "Planning Commission"



4. Planning Commission Annual Report for 2018

The Planning Commission will review, discuss, and possibly approve the Planning Commission Annual Report for 2018.

**Item No. 4: Approved 7-0; Motion by Commissioner Kush, 2<sup>nd</sup> by Commissioner Smith.**

The motion carried unanimously with a vote of seven (7) to zero (0); by Chair Alessio, Vice Chair Fakh, Commissioner Kush, Commissioner Serena, Commissioner Young, Commissioner Smith and Commissioner Bollinger.

5. Planning Commission Election of Officers

**Item No. 5: Vice Chair Fakh nominated Commissioner Smith for Vice Chair, 2<sup>nd</sup> by Commissioner Kush. The motion passed unanimous with a vote of 7-0.**

The motion carried unanimously with a vote of seven (7) to zero (0); by Chair Alessio, Vice Chair Fakh, Commissioner Kush, Commissioner Serena, Commissioner Young, Commissioner Smith and Commissioner Bollinger.

**Item No. 5: Commissioner Young nominated Commissioner Alessio for Chair, 2<sup>nd</sup> by Commissioner Kush. The motion passed unanimous with a vote of 7-0.**

The motion carried unanimously with a vote of seven (7) to zero (0); by Chair Alessio, Vice Chair Fakh, Commissioner Kush, Commissioner Serena, Commissioner Young, Commissioner Smith and Commissioner Bollinger.

**Adjournment – Motion to adjourn at 5:11 p.m.**

\* Note: These are summary action minutes only. A complete copy of the meeting audio is available on the Planning Commission page on ScottsdaleAZ.gov, search "Planning Commission"



# PLANNING COMMISSION REPORT



Meeting Date January 9, 2019  
General Plan Element *Public Services and Facilities*  
General Plan Goal *Encourage provision of power and communication systems that match the character of Scottsdale and provide reliable, efficient service for Scottsdale citizens, visitors and businesses*

## ACTION

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### **AT&T WCF549- Giants Complex Club Sar 14-UP-2012#2**

#### **Request to consider the following:**

- 1 A recommendation to City Council regarding a request by owner for approval of a Conditional Use Permit for an existing Type 4 alternative concealment Wireless Communication Facility (WCF) co-located on an existing 60-foot-tall artificial palm tree, with associated ground-mounted equipment, located at 8045 E Camelback Road

#### **Goal/Purpose of Request**

The applicant's request is for approval of a Conditional Use Permit for an existing AT&T artificial palm tree WCF, which was initially approved by the City Council on June 4, 2013 by case 14-UP-2012 Conditional Use Permits for WCFs are valid for a period of five (5) years from the date of City Council approval AT&T the owner of this WCF, is requesting approval of another Conditional Use Permit to allow the use to continue for an additional five years No modifications are being proposed to the WCF at this time, however new palm fronds will be installed to freshen the appearance of the site

#### **Key Items for Consideration**

- Approval will allow use to continue for at least another 5 years
- Artificial palm fronds will be replaced
- The wireless communication facility Conditional Use Permit criteria
- The proposed 60-foot tall artificial palm tree is a Type 4 Wireless Communication Facility and is subject to a Conditional Use Permit because the proposed height exceeds the maximum allowable height of 24-feet in the O-S zoning district

## OWNER

---

City of Scottsdale  
480-312-7000

## APPLICANT CONTACT

---

Julie Cocca  
Atfab Wireless Properties LLC  
602-421-4885

## LOCATION

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8045 E Camelback Rd



## BACKGROUND

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### General Plan

The General Plan Land Use Element designates the property as Developed Open Space. This category includes public and private recreation areas such as golf courses and city parks.

### Character Area Plan

The site is located within the South Scottsdale Character Area boundary. The land use map portion of the plan defers to the land use map of the General Plan. As noted above, the property is currently designated as Development Open Space in the General Plan.

### Zoning

The site is zoned Open Space (O-S). The O-S district is intended to provide for land uses that serve recreational functions.

### Context

The existing WCF is located on the south side of E. Camelback Road, east of N. Hayden Road, just west of the driveway to Club Sar. The proposed WCF is surrounded by the San Francisco Giants Spring training facility on the south, baseball fields in the Indian Bend was to the west, the former Scottsdale Culinary Institute property to the north, which has recently been rezoned for a new residential health care facility, and a multiple family residential development to the east.

### Other Related Policies, References:

Zoning Ordinance

## APPLICANTS PROPOSAL

---

### Development Information



The applicant's request is for approval of a Conditional Use Permit to keep this existing WCF in place for at least another five years. Location and height requirements for WCF's are determined by the coverage objective for the area, existing topography, capacity requirements dictated by the permanent and transient population (passing traffic and time of day usage) and the distance of adjacent WCF's within the network. The nearest other existing AT&T WCF's are located on a ball field light pole at Pima elementary school, located near Granite Reef and Osborn Road, approximately one mile to the southeast. Another AT&T WCF is located in a flagpole near the Loop 101 and Chaparral Road approximately 1.25 miles to the northeast. Other WCF's are located on the rooftop of the Galleria near Drinkwater Boulevard and Scottsdale Road, and at Fashion Square Mall, which are a little more than one mile to the west.

- Existing Use: 60-foot-tall artificial palm tree WCF
- Proposed Use: No change

## IMPACT ANALYSIS

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### Conditional Use Permit

Conditional Use Permits, which may be revocable, conditional, or valid for a specified time period, may be granted only when expressly permitted after the Planning Commission has made a recommendation and City Council has found as follows:

- A. That the granting of such Conditional Use Permit will not be materially detrimental to the public health, safety or welfare. In reaching this conclusion, the Planning Commission and the City Council's consideration shall include, but not be limited to, the following factors:
  1. Damage or nuisance arising from noise, smoke, odor, dust, vibration or illumination.
    - **The WCF does not create damage or nuisance from noise, smoke, odor, dust, vibration or illuminations.**
  2. Impact on surrounding areas resulting from an unusual volume or character of traffic.
    - **This WCF does not generate daily traffic. Traffic to the site will only occur during times of maintenance, when maintenance vehicles will utilize the Club Sar parking lot.**
- B. The characteristics of the proposed conditional use are reasonably compatible with the types of uses permitted in the surrounding areas.
  - **This artificial palm tree WCF has been in existence since 2013 and is reasonably compatible with the types of uses in the area. The nearest residential use are apartments approximately 250 feet to the southeast, and single-family homes approximately 600 feet to the east.**
- C. The additional conditions specified in Section 1.403, as applicable, have been satisfied. The proposal meets the provisions for Wireless Communication Facility as identified in Zoning Ordinance Section 1.403.L., including:

1. All use permits shall be granted for a maximum of five (5) years from the date of City Council approval. The applicant shall be responsible for initiating a review of the approved wireless communication facility and shall demonstrate that changes in technology, that are economically feasible, have not eliminated the need for the Conditional Use Permit.
  - **Changes in wireless technology have not eliminated the need for wireless communication facilities. In recent years, there has been an increase in the amount of needed wireless communication facilities to handle the capacity and bandwidth needs of the wireless carriers.**
2. To the degree a proposed WCF meets height requirements set forth in this Ordinance, no Conditional Use Permits shall be granted when the heights are found to be intrusive, obtrusive or out of character with the surrounding area.
  - **The height of the existing artificial palm tree WCF is 60-feet. The height doesn't appear to be intrusive, obtrusive or out of character with the area.**
3. Antennas and pole diameters shall be harmonious with the existing context and not be intrusive or obtrusive on the landscape or views.
  - **The existing artificial palm tree will not be increased in size or have antennas added. Antennas are screened by the palm fronds which will be replaced to give the site a fresher appearance.**
4. The shape of the WCF shall blend with other similar vertical objects and not be intrusive in its setting or obtrusive to views.
  - **Mature trees exist in the vicinity of the artificial palm tree, which help it blend in with the surrounding environment and not appear too tall.**
5. The WCF shall blend into its setting and, to the extent that it is visible, not be intrusive on the landscape or obtrusive on views.
  - **Mature trees exist in the vicinity of the artificial palm tree, which help it blend in with the surrounding environment and not appear too tall.**

#### **Water/Sewer**

The WCF has no impact on water and sewer infrastructure.

#### **Public Safety**

The WCF has a positive impact on public safety.

#### **Open Space**

The WCF is located in an area that has minimal impact on existing open space.



### Community Involvement

November 8, 2018: City staff mails out a postcard notification to property owners within 750-feet and the City's interested parties list letting citizens know of this request/application. As of the drafting of this report, staff has not received any public correspondence.

### STAFF RECOMMENDATION

---

#### Recommended Approach:

Staff recommends that the Planning Commission find that the Conditional Use Permit criteria have been met, and make a recommendation to City Council for approval per the attached stipulations.

### RESPONSIBLE DEPARTMENT

---

Planning and Development Services

Current Planning Services

### STAFF CONTACT

---

Keith Niederer

Senior Planner

480-312-2953

E-mail: kniederer@ScottsdaleAZ.gov

### APPROVED BY

---



Keith Niederer, Report Author

1-2-2019

Date



Tim Curtis, AICP, Current Planning Director

480-312-4210, tcurtis@scottsdaleaz.gov

1/2/2019

Date



Randy Grant, Director

Planning and Development Services

480-312-2664, rgrant@scottsdaleaz.gov

1/2/19

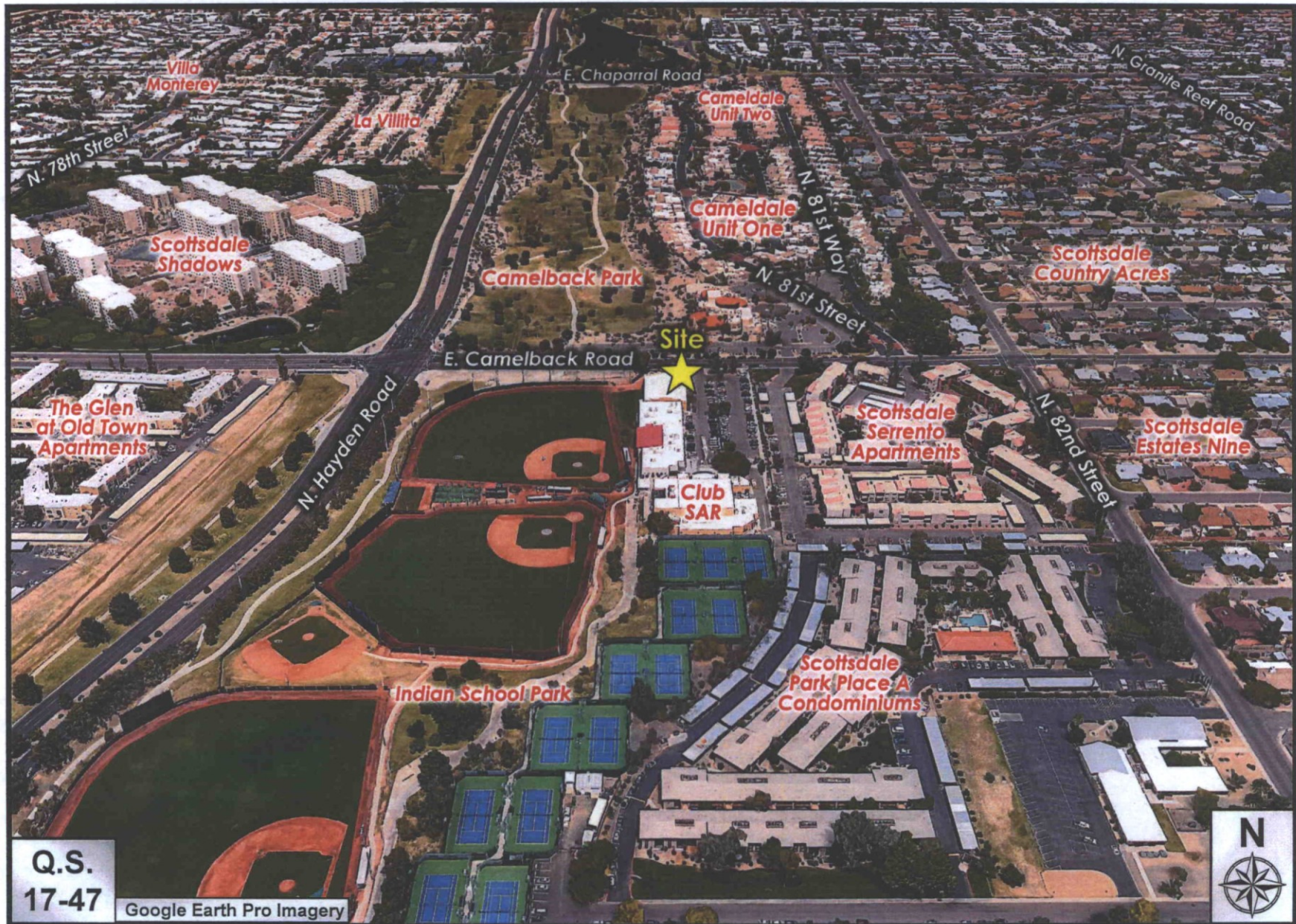
Date

## ATTACHMENTS

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1. Context Aerial
- 1A. Aerial Close-Up
2. Stipulations  
Exhibit A to Attachment 2: Plans
3. Existing Photographs
4. Applicant's Narrative
5. Zoning Map
6. City Notification





AT&T WCF549- Giants Complex Club Sar

14-UP-2012#2





AT&T WCF549- Giants Complex Club Sar

14-UP-2012#2



**Stipulations for the Conditional Use Permit  
For a Type 4 Wireless Communication Facility  
AT&T WCF549- Giants Complex Club Sar  
Case Number: 14-UP-2012#2**

These stipulations are in order to protect the public health, safety, welfare, and the City of Scottsdale.

**GOVERNANCE**

1. APPLICABILITY. All stipulations from case 14-UP-2012 shall continue to apply.

**SITE DESIGN**

2. MAINTENANCE. Developer shall replace all ninety (90) fronds on the artificial palm tree within ninety (90) days of City Council approval.
3. CONFORMANCE TO CONCEPTUAL SITE PLAN. Development shall conform with the site plan submitted by smartlink and AT&T and with the city staff date of 11/7/2018, attached as Exhibit A to Attachment 2. Any proposed significant change to the conceptual site plan as determined by the Zoning Administrator, shall be subject to additional action and public hearings before the Planning Commission and City Council.





N. HAYDEN RD.

PROPERTY LINE

E. CAMELBACK RD.

PROPERTY LINE

(2) AT&T ANTENNA AREA  
-SEE ENLARGED ANTENNA LAYOUT

(1) AT&T OUTDOOR EQUIPMENT  
-SEE ENLARGED EQUIPMENT LAYOUT

EXISTING BUILDING

NEW AT&T 12' WIDE  
INGRESS/EGRESS ESCAPEWAY

NEW 6'x18'  
NON-EXCLUSIVE  
PAVED TECH  
PARKING SPACE

EXISTING  
PAVED  
PARKING  
LOT

1.2  
A-3

APN: 173-54-004N  
ZONING: O-S

EXISTING BUILDING

PROPERTY LINE

EXISTING BUILDING

EXISTING TRANSFORMER  
ON CONCRETE PAD

7/11  
1/5  
30'

PROPERTY LINE

Call at least two full working days  
before you begin excavation.  
**ARIZONA 811**  
Arizona Blue Stake, Inc.  
Dial 8-1-1 or 1-800-874-8111 (783-8348)  
In Maricopa County: (602) 263-1100

REFERENCE SITE PLAN

2"=40' SCALE: 1"=40'-0"  
11"=40' SCALE: 1"=40'-0"

1



1355 WEST UNIVERSITY DRIVE  
MESA, AZ 85201-5419

THE INFORMATION CONTAINED IN THIS SET OF DRAWINGS IS  
PROPRIETARY & CONFIDENTIAL TO AT&T WORLDWIDE  
ANY USE OR DISCLOSURE OTHER THAN AS IT RELATES TO AT&T  
WORLDWIDE IS STRICTLY PROHIBITED



605 WEST KNOX ROAD, SUITE 210  
TEMPE, AZ 85284  
TEL: (602) 678-4875

| REV. | DATE    | REVISION DESCRIPTION |
|------|---------|----------------------|
| 0    | 05-6-15 | ZONING DRAWINGS      |

PROJECT INFORMATION:  
2C/3C  
W549  
GIANTS COMPLEX  
8045 E. CAMELBACK RD.  
SCOTTSDALE, AZ 85251  
MARICOPA COUNTY

|                  |                   |
|------------------|-------------------|
| DRAWN BY:<br>MEW | CHECKED BY:<br>JC |
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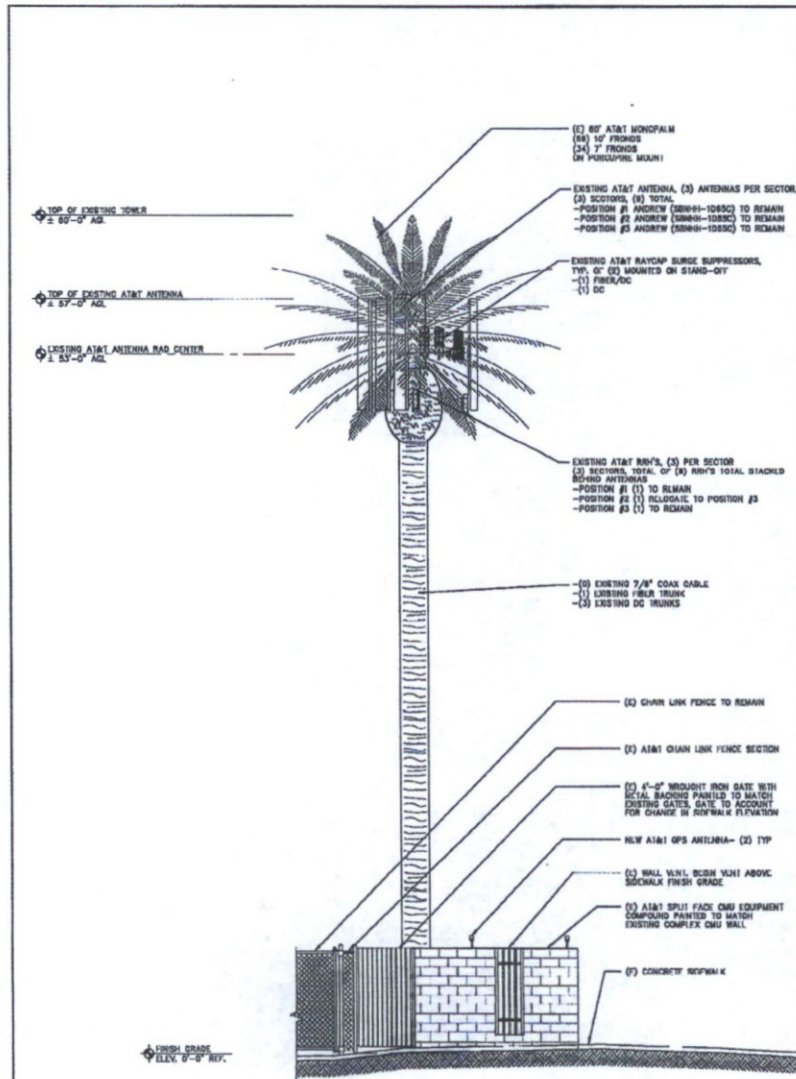
SHEET TITLE:  
REFERENCE SITE PLAN

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| SHEET NUMBER:<br>A-1 | REV.:<br>0 |
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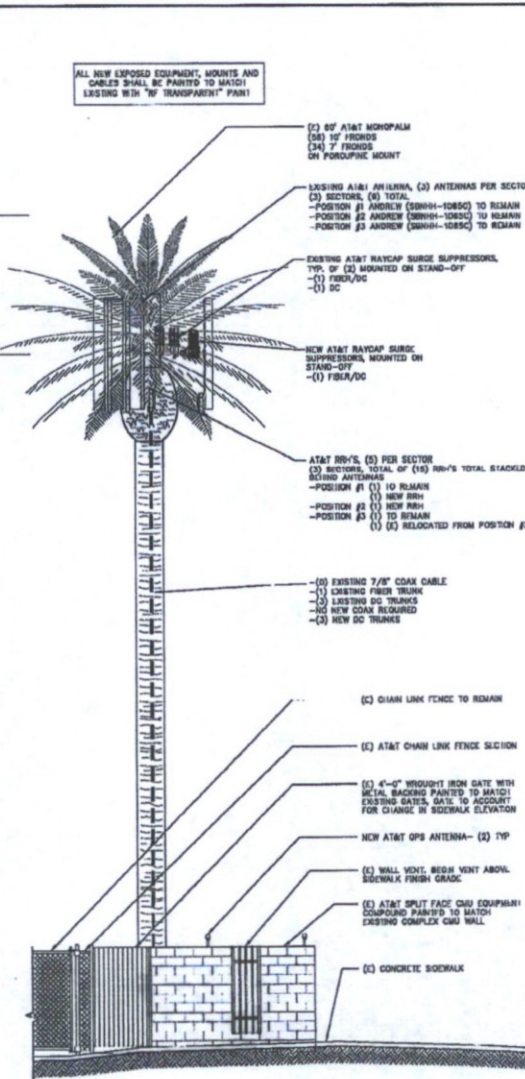
EAST ELEVATION - EXISTING

25'x34" SCALE: 1/8" = 1'-0"

11'x11" SCALE: 1/8" = 1'-0"

1

EAST ELEVATION - NEW



25'x34" SCALE: 1/8" = 1'-0"

11'x11" SCALE: 1/8" = 1'-0"

2



1355 WEST UNIVERSITY DRIVE  
MESA, AZ 85201-5410

THE INFORMATION CONTAINED IN THIS DRAWING IS PROPRIETARY AND CONFIDENTIAL TO AT&T INTELLECTUAL PROPERTY. ANY USE OR DISCLOSURE OF THIS DRAWING IS STRICTLY PROHIBITED.



605 WEST KNOX ROAD, SUITE 210  
TEMPE, AZ 85284  
TEL: (602) 878-4875

| REV. | DATE    | REVISION DESCRIPTION |
|------|---------|----------------------|
| 0    | 05-0-15 | ISSUE DRAWINGS       |
| 1    |         |                      |
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| 5    |         |                      |
| 6    |         |                      |
| 7    |         |                      |
| 8    |         |                      |
| 9    |         |                      |

PROJECT BY ORIGINATOR:  
2C/3C  
W549  
GIANTS COMPLEX  
8045 E. CAMELBACK RD.  
SCOTTSDALE, AZ 85251  
MARICOPA COUNTY

DRAWN BY: MEW  
CHECKED BY: JC

SHEET TITLE:  
ELEVATIONS  
EXISTING & NEW

SHEET NUMBER:  
A-3

REV.:  
0

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| LOOKING WEST  
ATTACHMENT 3

14-UP-2012#2  
11/7/2018





14-UP-2012#2  
11/7/2018

**City of Scottsdale Project No. 801-PA-2018**

**Permittee AT&T Mobility FA10567327/AZPHU3549  
Project Name AT&T W549 GIANTS COMPLEX  
Project Address 8045 E. CAMELBACK RD  
APN. 173-54-004N  
Related cases PA-SA-2015, 193-SA-2015, 898-PA-2016  
Requesting Renewal of CUP  
Current Zoning: O-S**

**Applicant:  
ATFAB Wireless Properties on behalf of AT&T Mobility  
Julie Cocca  
2111 E. BASELINE RD STE A6  
TEMPE, AZ 85283  
602-421-4885**

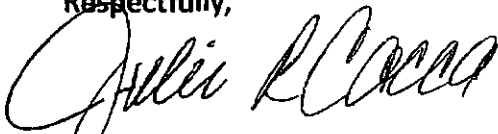
**AT&T Mobility is respectfully requesting the approval of their renewal application for the Conditional Use Permit to bring the current lapsed permit current, originally approved by Scottsdale City Council on June 9, 2015 with case PA-SA-2015**

**This Wireless Communication Facility (WCF) continues to be an intricate part of the north Scottsdale AT&T Mobility wireless coverage area. There are no plans to remove this site due to any foreseeable technology changes in the near future.**

**The WCF remains in compliance with the Conditional Use Permit (CUP) issued by the City of Scottsdale June 9, 2015. AT&T is in the process of maintenance replacing and repairing the palm fronds required under the CUP approval. This location continues to meet the requirements set forth in the Wireless Communications Facility ordinances. The existing WCF mono-palm blends with the surrounding Ball Park and commercial area landscaping and is not intrusive or obtrusive to the surrounding commercial building complexes.**

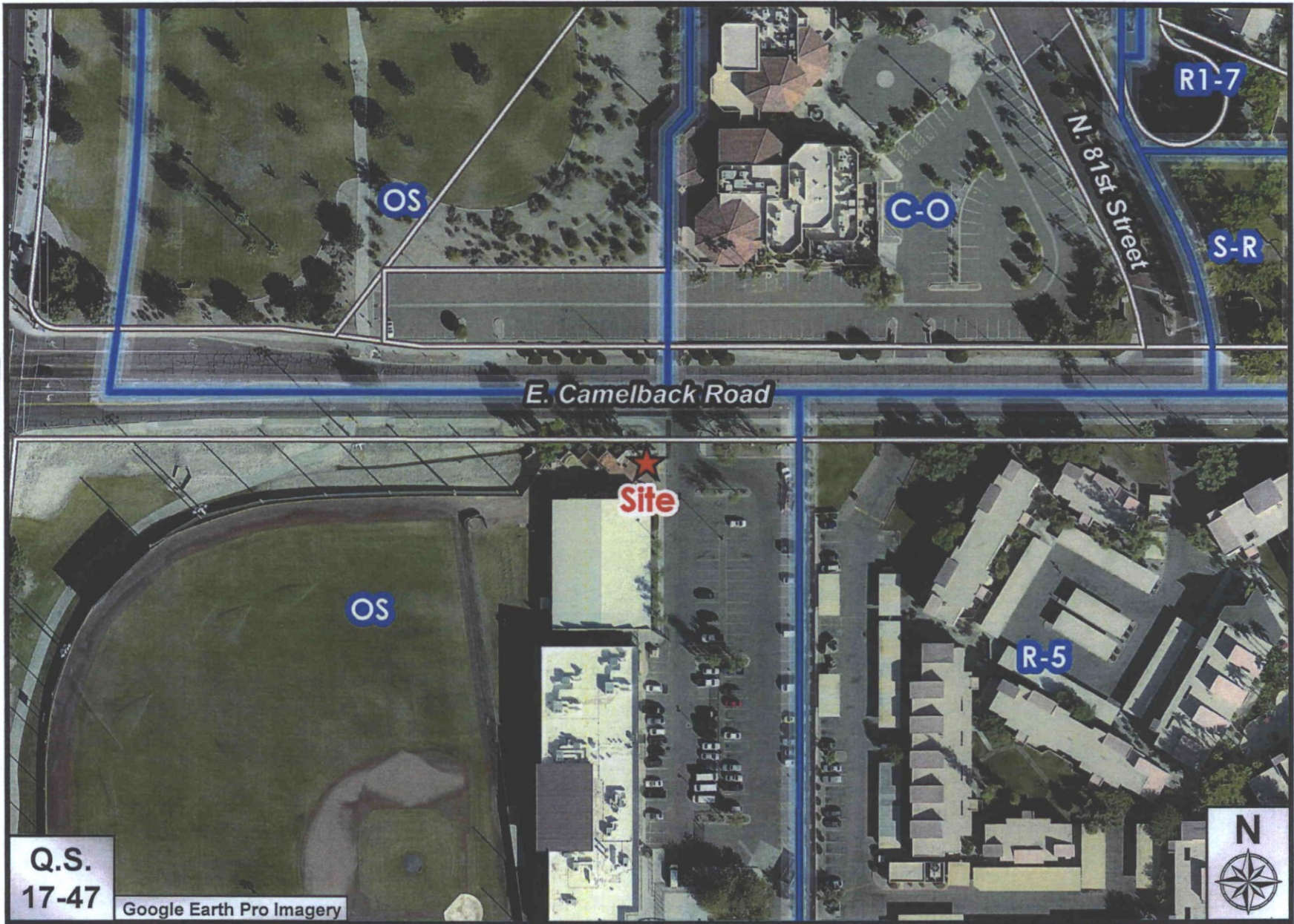
**AT&T Mobility has no further plans at this time to modify or change the current site under consideration and is respectfully requesting approval of our renewal application to extend the Conditional Use Permit for another 5 years.**

**Respectfully,**



**Julie Cocca  
ATFAB Wireless Properties on behalf of AT&T Mobility**





AT&T WCF549- Giants Complex Club Sar

14-UP-2012#2



POSTCARD DATE: NOVEMBER 8, 2018

## KEEPING YOU INFORMED



**Site Location:**

8045 E. Camelback Rd.

**Case Name:**

AT&T WCF549- Giants  
Complex Club Sar

**Case Number:**

14-UP-2012#2

**Dear Property Owner:**

**Case Objective\***

- **Wireless Communication Facility Renewal**

This is to inform you of a request for approval to renew a Conditional Use Permit for an existing Type 4 alternative concealment Wireless Communication Facility (WCF) co-located on an existing 60-foot-tall artificial palm tree, with associated ground-mounted equipment, located on the south side of E. Camelback Rd, east of N. Hayden Rd.

Applicant contact: Julie Cocca, 602-421-4885

City contact: Keith Niederer, 480-312-2953

\*For more information enter case number at:

<https://eservices.scottsdaleaz.gov/bldgresources/Cases>

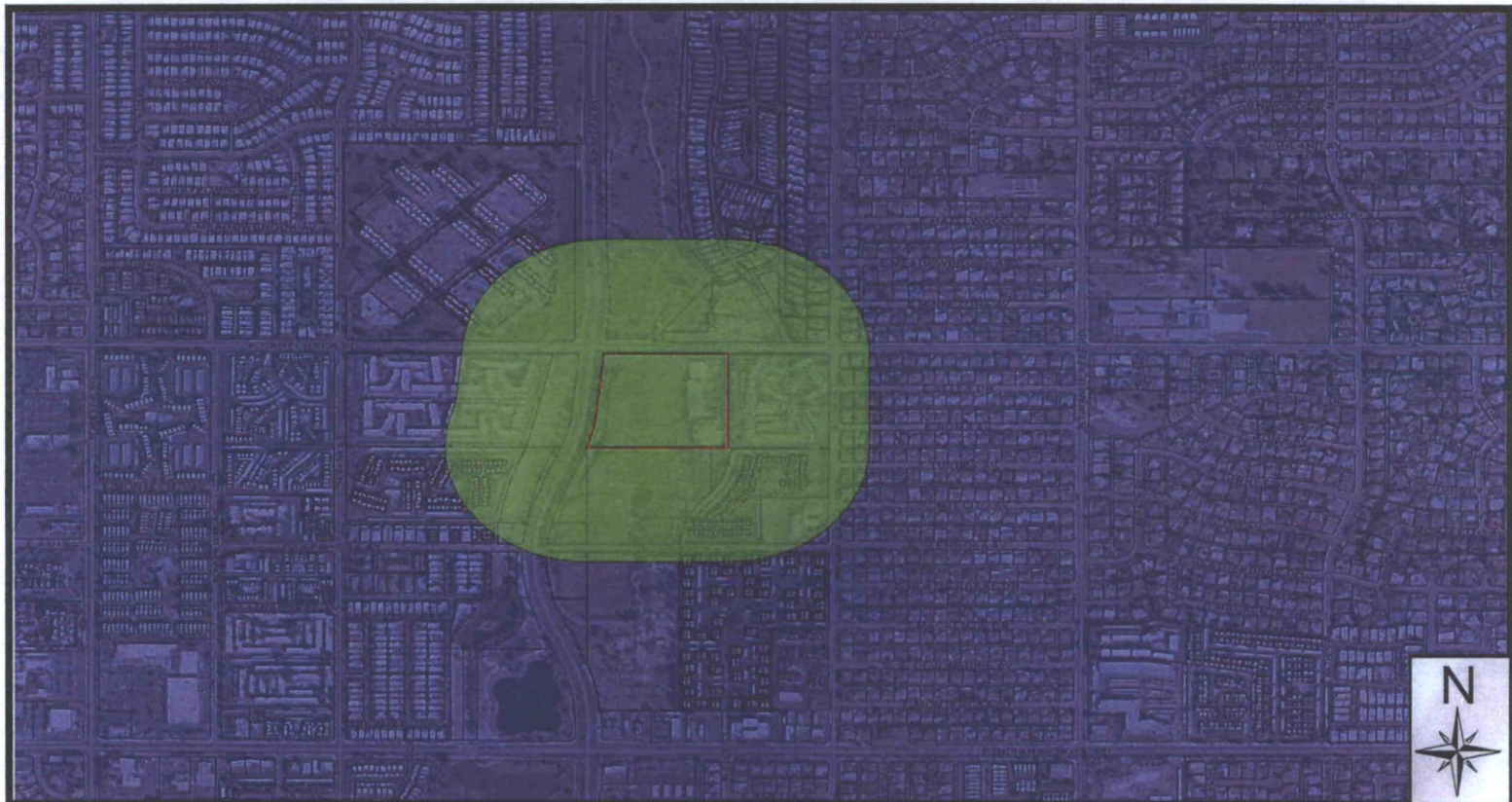
or to comment, e-mail [projectinput@scottsdaleaz.gov](mailto:projectinput@scottsdaleaz.gov). The entire case file may be viewed at Current Planning, 7447 E Indian School Road, Suite 105

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Scottsdale P & Z Link - An email bulletin to keep residents and merchants informed about upcoming projects.  
Subscribe at <https://eservices.scottsdaleaz.gov/listserve/default.asp>



## City Notifications – Mailing List Selection Map



### Additional Notifications:

Interested Parties List  
Adjacent HOA's  
P&Z E-Newsletter  
Facebook  
Twitter  
Nextdoor.com  
City Website-Projects in the hearing process

Pulled Labels  
June 29, 2018

### Map Legend:



Site Boundary



Properties within 750-feet

Postcards:

448

**14-UP-2012#2**